

PAWTUCKET BOARD OF APPEALS

Notice is hereby given that Zoning Board of Review of the city of Pawtucket will be in session in City Hall, Pawtucket, Rhode Island at 6:30 P.M., on Tuesday, November 30, 2004 in the City Council Chambers, and any continuation thereof when all persons will be heard for or against the granting of the following applications for variance or exceptions to the Zoning Ordinance of the City of Pawtucket

1. YSC Inc., applicant, and Frank Dupuis Company owner of property located at 401 Walcott Street, Pawtucket RI, Tax Assessor's Plat 25 Lot 324 located in a MO Industrial Open requests a special permit under Section 410-59 & 410-6(H)(I) for an addition to an existing antenna for cingular wireless which is permitted by special permit.

2. Angela M. Jannitto applicant and owner of 103 Hatfield Street, Pawtucket, RI also known as Tax Assessor's Plat 27 Lot 88 located in a Residential Single Family Zone requests a dimensional variance under Section 410-44 for lot coverage, rear and side setbacks for a new 24'x21' deck not in conformance with the regulations.

3. Richard & Karen Jutras applicants and owners of 149 Oswald

Street, Pawtucket RI, also known as Tax Assessor's Plat 29 Lots 565 & 233 located in a Residential Single Family Zone requests a dimensional variance under Section 410-44 for an addition on structure, non conforming by dimension, for a second floor bathroom not in conformance with the regulations.

4. CB/KRC Cottage Plaza, LLC applicant and owner of 368 Cottage Street, Pawtucket RI, also known as Tax Assessor's Plat 9 Lots 124, 537 & 564 located in a Commercial General Zone requests a dimensional variance under Section 410-89A(2) for an additional free standing sign for identification of a gas station in a shopping center above maximum free standing signs allowed at street frontage not in conformance with the regulations.

5. Peter Gill Case applicant, and Bayley Lofts LLC owner of 28 Bayley Street, Pawtucket RI, also known as Tax Assessor's Plat 53 Lots 603 & 628 located in a Commercial Downtown Zone requests a special use permit under Section 410-59-C.2 for 25 residential units and 40 parking spaces – multi family (5 dwelling units or more) in a CD Zone from Historic mill building by special use permit.

6. Peter Lietar applicant, and American Products Realty owner of 182-188 Front Street, Pawtucket RI, also known as Tax Assessor's Plat 20 Lot 9 located in a Riverfront Mixed-Use District RD3 requests as appeal of the Zoning Officials ruling under Section 410-115 for violations of the City of Pawtucket Zoning Ordinance, Section 410-96,

410-12.7(F) and 410-12.19(C,B).

7. Pawtucket CVS Inc. applicant, and WREV Pawtucket LLC owner of 534 Armistice Boulevard, Pawtucket RI, also known as Tax Assessor's Plat 17 Lot 828 located in a Commercial General Zone requests an appeal of the Zoning Officials ruling under Section 410-115 for a flashing sign which is prohibited under Section 410-84.B of the Pawtucket Zoning Ordinance.

8. Raphael Ikhile applicant and owner of property located at 150-152 Benefit Street, Pawtucket, RI, also known as Tax Assessor's Plat 5 Lot 543 located in a Commercial Local Zone requests a dimensional variance to change an existing legal non-conforming two family and commercial building to a three family residential with insufficient frontage and lot coverage, not in conformance with the regulations.

9. Pawtucket Transfer Operations, LLC, applican, and Providence & Worcester Railroad owner of property located at 280 Pine Street, Pawtucket, RI, further identified as Tax Assessor's Plat 44 Lot 559 located in a Manufacturing Open (MO) Zoning District, requests a use variance to operate a transfer station/railroad under Section 410-12.5.I., and Section 410-12.19.B. respectively, not in conformance

with the regulations.

10. Robert Durand applicant, and Armand Desnoyers owner of property located at 67 Garrity Street, Pawtucket, RI, located in a Commercial General Zone, also known as Tax Assessor's Plat 3 Lot 568 requests a zoning variance under Section 410-12.19G. for storage trailers that are permanent, not in conformance with the regulations. Appeal of violation notice.

**Raymond Gannon
Chairperson
Board of Appeals**

City Hall is accessible to people with disabilities. Individuals requesting services of an interpreter for the hearing impaired must notify the City Clerk at 728-0500 (TDD #722-8239) 72 hours before the meeting date.